

DJM, LLC
Profit & Loss Budget Overview
January through December 2017

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug
Ordinary Income/Expense								
Income								
Rental Income	2,310	2,310	2,310	2,310	2,310	2,310	2,310	2,310
Total Income	2,310	2,310	2,310	2,310	2,310	2,310	2,310	2,310
Expense								
Debt Service	568	568	568	568	568	568	568	568
Insurance Expense	0	0	0	0	0	0	0	0
Misc	25	25	25	25	25	25	25	25
Sewer	0	0	575	0	0	575	0	0
Taxes - Property	0	0	0	1,000	0	0	0	0
Utilities								
Electric	313	313	313	313	313	313	313	313
Oil	250	300	250	0	0	0	0	0
water	0	0	174	0	0	171	0	0
Total Utilities	563	613	737	313	313	484	313	313
Total Expense	1,156	1,206	1,905	1,906	906	1,652	906	906
Net Operating Income	1,154	1,104	405	404	1,404	658	1,404	1,404
Repairs and Maintenan	208	199	73	73	253	118	253	253
Net Income	947	1,104	405	404	1,404	658	1,404	1,404

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January through December 2017

					TOTAL
	Sep	Oct	Nov	Dec	Jan - Dec 17
Ordinary Income/Expense					
Income					
Rental Income	2,310	2,310	2,310	2,310	27,720
Total Income	2,310	2,310	2,310	2,310	27,720
Expense					
Debt Service	568	568	568	568	6,817
Insurance Expense	0	0	0	300	300
Misc	25	25	25	25	300
Sewer	575	0	0	575	2,301
Taxes - Property	0	1,000	0	0	2,001
Utilities					
Electric	313	313	313	313	3,750
Oil	0	0	0	236	1,036
water	171	0	0	175	692
Total Utilities	484	313	313	723	5,478
Total Expense	1,652	1,906	906	2,192	17,197
Net Operating Income	658	404	1,404	118	10,523
Repairs and Maintenan	118	73	253	21	1,894
Net Income	658	404	1,404	118	10,315

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	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug
Ordinary Income/Expense								
Income								
Rental Income	2,351.58	2,351.58	2,351.58	2,351.58	2,351.58	2,351.58	2,351.58	2,351.58
Total Income	2,351.58	2,351.58	2,351.58	2,351.58	2,351.58	2,351.58	2,351.58	2,351.58
Expense								
Debt Service	568.12	568.12	568.12	568.12	568.12	568.12	568.12	568.12
Insurance Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Misc	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00
Sewer	0.00	0.00	586.77	0.00	0.00	586.77	0.00	0.00
Taxes - Property	0.00	0.00	0.00	1,020.26	0.00	0.00	0.00	0.00
Utilities								
Electric	318.75	318.75	318.75	318.75	318.75	318.75	318.75	318.75
Oil	255.00	306.00	255.00	0.00	0.00	0.00	0.00	0.00
water	0.00	0.00	178.50	0.00	0.00	178.50	0.00	0.00
Total Utilities	573.75	624.75	752.25	318.75	318.75	497.25	318.75	318.75
Total Expense	1,166.87	1,217.87	1,932.14	1,932.13	911.87	1,677.14	911.87	911.87
Net Operating Income	1,184.71	1,133.71	419.44	419.46	1,439.71	674.44	1,439.71	1,439.71
Repairs and Maintenan	213.25	204.07	75.50	75.50	259.15	121.40	259.15	259.15
Net Income	971.46	1,133.71	419.44	419.46	1,439.71	674.44	1,439.71	1,439.71

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	TOTAL				
	Sep	Oct	Nov	Dec	Jan - Dec 18
					<i>Annual Increase</i>
Ordinary Income/Expense					
Income					
Rental Income	2,351.58	2,351.58	2,351.58	2,351.58	28,218.96 1.8%
Total Income	2,351.58	2,351.58	2,351.58	2,351.58	28,218.96
Expense					
Debt Service	568.12	568.12	568.12	568.12	6,817.44 2.0%
Insurance Expense	0.00	0.00	0.00	300.00	300.00
Misc	25.00	25.00	25.00	25.00	300.00
Sewer	586.77	0.00	0.00	586.77	2,347.06 2.0%
Taxes - Property	0.00	1,020.26	0.00	0.00	2,040.51
Utilities					
Electric	318.75	318.75	318.75	318.75	3,825.00 2.0%
Oil	0.00	0.00	0.00	300.00	1,116.00 2.0%
water	178.50	0.00	0.00	175.00	710.50 2.0%
Total Utilities	497.25	318.75	318.75	793.75	5,651.50
Total Expense	1,677.14	1,932.13	911.87	2,273.64	17,456.51
Net Operating Income	674.44	419.46	1,439.71	77.94	10,762.45
Repairs and Maintenan	121.40	75.50	259.15	14.03	1,937.24 .18 of ONI
Net Income	674.44	419.46	1,439.71	77.94	10,549.20

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	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug
Ordinary Income/Expense								
Income								
Rental Income	2,393.00	2,393.91	2,394.02	2,394.02	2,394.02	2,394.02	2,394.02	2,394.02
Total Income	<u>2,393.00</u>	<u>2,393.91</u>	<u>2,394.02</u>	<u>2,394.02</u>	<u>2,394.02</u>	<u>2,394.02</u>	<u>2,394.02</u>	<u>2,394.02</u>
Expense								
Debt Service	568.12	568.12	568.12	568.12	568.12	568.12	568.12	568.12
Insurance Expense	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Misc	25.00	25.00	25.00	25.00	25.00	25.00	25.00	25.00
Sewer	0.00	0.00	598.51	0.00	0.00	598.51	0.00	0.00
Taxes - Property	0.00	0.00	0.00	1,020.26	0.00	0.00	0.00	0.00
Utilities								
Electric	325.13	325.13	325.13	325.13	325.13	325.13	325.13	325.13
Oil	300.00	325.00	300.00	0.00	0.00	0.00	0.00	0.00
water	0.00	0.00	182.07	0.00	0.00	182.07	0.00	0.00
Total Utilities	<u>625.13</u>	<u>650.13</u>	<u>807.20</u>	<u>325.13</u>	<u>325.13</u>	<u>507.20</u>	<u>325.13</u>	<u>325.13</u>
Total Expense	<u>1,218.25</u>	<u>1,243.25</u>	<u>1,998.82</u>	<u>1,938.50</u>	<u>918.25</u>	<u>1,698.82</u>	<u>918.25</u>	<u>918.25</u>
Net Operating Income	1,174.76	1,150.66	395.20	455.52	1,475.78	695.20	1,475.78	1,475.78
Repairs and Maintenanc	211.46	207.12	71.14	81.99	265.64	125.14	265.64	265.64
Net Income	<u><u>963.30</u></u>	<u><u>1,150.66</u></u>	<u><u>395.20</u></u>	<u><u>455.52</u></u>	<u><u>1,475.78</u></u>	<u><u>695.20</u></u>	<u><u>1,475.78</u></u>	<u><u>1,475.78</u></u>

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	TOTAL				<i>Annual Increase</i>
	Sep	Oct	Nov	Dec	
Ordinary Income/Expense					
Income					
Rental Income	2,394.02	2,394.02	2,394.02	2,394.02	1.8%
Total Income	2,394.02	2,394.02	2,394.02	2,394.02	
Expense					
Debt Service	568.12	568.12	568.12	568.12	2.0%
Insurance Expense	0.00	0.00	0.00	300.00	
Misc	25.00	25.00	25.00	25.00	
Sewer	598.51	0.00	0.00	598.51	2.0%
Taxes - Property	0.00	1,020.26	0.00	0.00	
Utilities					
Electric	325.13	325.13	325.13	325.13	2.0%
Oil	0.00	0.00	150.00	300.00	2.0%
water	182.07	0.00	0.00	182.07	2.0%
Total Utilities	507.20	325.13	475.13	807.20	
Total Expense	1,698.82	1,938.50	1,068.25	2,298.82	
Net Operating Income	695.20	455.52	1,325.78	95.20	10,870.36
Repairs and Maintenan	125.14	81.99	238.64	17.14	1,956.66 .18 of ONI
Net Income	695.20	455.52	1,325.78	95.20	10,658.90

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	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug
Ordinary Income/Expense								
Income								
Rental Income	2,436	2,436	2,436	2,436	2,436	2,436	2,436	2,436
Total Income	2,436	2,436	2,436	2,436	2,436	2,436	2,436	2,436
Expense								
Debt Service	568	568	568	568	568	568	568	568
Insurance Expense	0	0	0	0	0	0	0	0
Misc	25	25	25	25	25	25	25	25
Sewer	0	0	599	0	0	599	0	0
Taxes - Property	0	0	0	1,020	0	0	0	0
Utilities								
Electric	332	332	332	332	332	332	332	332
Oil	306	332	306	0	0	0	0	0
water	0	0	186	0	0	186	0	0
Total Utilities	638	663	823	332	332	517	332	332
Total Expense	1,231	1,256	2,015	1,945	925	1,709	925	925
Net Operating Income	1,205	1,180	421	491	1,511	727	1,511	1,511
Repairs and Maintenanc	217	212	76	88	272	131	272	272
Net Income	988.47	1,179.95	421.24	491.20	1,511.45	727.24	1,511.45	1,511.45

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	TOTAL				
	Sep	Oct	Nov	Dec	Jan - Dec 20
Ordinary Income/Expense					<i>Annual Increase</i>
Income					
Rental Income	2,436	2,436	2,436	2,436	29,233 1.8%
Total Income	2,436	2,436	2,436	2,436	29,233
Expense					
Debt Service	568	568	568	568	6,817 2.0%
Insurance Expense	0	0	0	300	300
Misc	25	25	25	25	300
Sewer	599	0	0	599	2,394 2.0%
Taxes - Property	0	1,020	0	0	2,041
Utilities					
Electric	332	332	332	332	3,978 2.0%
Oil	0	0	155	306	1,405 2.0%
water	186	0	0	186	743 2.0%
Total Utilities	517	332	487	823	6,125
Total Expense	1,709	1,945	1,080	2,315	17,977
Net Operating Income	727	491	1,356	121	11,256
Repairs and Maintenanc	131	88	244	22	2,026 .18 of ONI
Net Income	727.24	491.20	1,356.45	121.24	11,038.59

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	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug
Ordinary Income/Expense								
Income								
Rental Income	2,480	2,480	2,480	2,480	2,480	2,480	2,480	2,480
Total Income	2,480	2,480	2,480	2,480	2,480	2,480	2,480	2,480
Expense								
Debt Service	568	568	568	568	568	568	568	568
Insurance Expense	0	0	0	0	0	0	0	0
Misc	25	25	25	25	25	25	25	25
Sewer	0	0	610	0	0	610	0	0
Taxes - Property	0	0	0	1,040	0	0	0	0
Utilities								
Electric	338	338	338	338	338	338	338	338
Oil	312	338	312	0	0	0	0	0
water	0	0	186	0	0	186	0	0
Total Utilities	650	676	836	338	338	524	338	338
Total Expense	1,243	1,269	2,040	1,972	931	1,727	931	931
Net Operating Income	1,236	1,210	440	508	1,549	752	1,549	1,549
Repairs and Maintenan	223	218	79	91	279	135	279	279
Net Income	1,014	1,210	440	508	1,549	752	1,549	1,549

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					TOTAL	
	Sep	Oct	Nov	Dec	Jan - Dec 21	Increase
Ordinary Income/Expense						
Income						
Rental Income	2,480	2,480	2,480	2,480	29,758	1.8%
Total Income	2,480	2,480	2,480	2,480	29,758	
Expense						
Debt Service	568	568	568	568	6,817	2.0%
Insurance Expense	0	0	0	300	300	
Misc	25	25	25	25	300	
Sewer	610	0	0	610	2,442	2.0%
Taxes - Property	0	1,040	0	0	2,081	
Utilities						
Electric	338	338	338	338	4,058	2.0%
Oil	0	0	165	312	1,439	2.0%
water	186	0	0	186	743	2.0%
Total Utilities	524	338	503	836	6,240	
Total Expense	1,727	1,972	1,096	2,340	18,180	
Net Operating Income	752	508	1,384	140	11,578	
Repairs and Maintenan	135	91	249	25	2,084	.18 of ONI
Net Income	752	508	1,384	140	11,356	